

1 PARCEL
6,746 S.F.

SHEET 1 OF 2 SHEETS

PARCEL MAP NO. 68194

IN THE CITY OF CULVER CITY
COUNTY OF LOS ANGELES, STATE OF CALIFORNIABEING A SUBDIVISION OF LOT 27 IN BLOCK 14 OF TRACT NO.
1775 AS PER MAP RECORDED IN BOOK 21, PAGES 190 AND 191 OF
MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY

- FOR CONDOMINIUM PURPOSES -

FILED
AT REQUEST OF OWNER21 MIN
PAST 11 AM.

IN BOOK 383

AT PAGE 9-10

OF PARCEL MAPS
LOS ANGELES COUNTY, CA

Registrar-Recorder/County Clerk

by DAKS BLANKS

Deputy

FEE \$ 11.00

D.A. FEE Code 20 \$ 3.00

JUN 23 2015



20150747280

SUBDIVIDER'S STATEMENT

WE HEREBY STATE THAT WE ARE THE SUBDIVIDERS OF THE LANDS INCLUDED WITHIN THE
SUBDIVISION SHOWN ON THIS MAP WITHIN THE DISTINCTIVE BORDER LINES, AND WE CONSENT TO
THE PREPARATION AND FILING OF SAID MAP AND SUBDIVISION

PHILLIP ONG, SUBDIVIDER

RECORD OWNER IS 4058 MADISON, LLC, A CALIFORNIA LIMITED LIABILITY COMPANY

NOTARY ACKNOWLEDGEMENTS

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE
IDENTITY OF THE INDIVIDUAL WHO SIGNED THE DOCUMENT TO WHICH THIS CERTIFICATE IS
ATTACHED, AND NOT THE TRUTHFULNESS, ACCURACY, OR VALIDITY OF THAT DOCUMENT.STATE OF CALIFORNIA } SS
COUNTY OF LOS ANGELES }ON April 27, 2015, BEFORE ME, Lilian Pudjowibowo,
A NOTARY PUBLIC, PERSONALLY APPEARED PHILLIP ONG,
WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S)
WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT
HE/SHE/THEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITY(IES), AND THAT BY
HIS/HER/THEIR SIGNATURE(S) ON THE INSTRUMENT, THE PERSON(S), OR THE ENTITY UPON BEHALF
OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT
THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.

WITNESS MY HAND AND OFFICIAL SEAL

SIGNATURE: [Signature] (SEAL)NAME OF NOTARY: Lilian PudjowibowoDATE COMMISSION EXPIRES: 01/23/2017COMMISSION NUMBER: 2002129

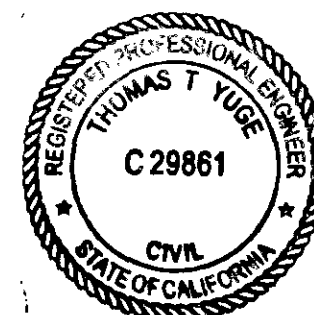
My Telephone Number is: (310) 441-5400

THIS SUBDIVISION IS APPROVED AS A CONDOMINIUM PROJECT FOR FOUR UNITS WHEREBY THE
OWNERS OF THE UNITS OF AIRSPACE WILL HOLD AN UNDIVIDED INTEREST IN THE COMMON AREAS
THAT WILL IN TURN PROVIDE THE NECESSARY ACCESS AND UTILITY EASEMENTS FOR THE UNITS.I HEREBY CERTIFY THAT ALL CERTIFICATES HAVE BEEN FILED AND DEPOSITS HAVE
BEEN MADE THAT ARE REQUIRED UNDER THE PROVISIONS OF SECTIONS 66492
AND 66493 OF THE SUBDIVISION MAP ACT.EXECUTIVE OFFICER, BOARD OF SUPERVISORS
OF THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIABY: [Signature]
DEPUTYDATE: 06-23-15I HEREBY CERTIFY THAT SECURITY IN THE AMOUNT OF \$ 30,050.00 HAS
BEEN FILED WITH THE EXECUTIVE OFFICER, BOARD OF SUPERVISORS OF THE
COUNTY OF LOS ANGELES AS SECURITY FOR THE PAYMENT OF TAXES AND SPECIAL
ASSESSMENTS COLLECTED AS TAXES ON THE LAND SHOWN ON MAP OF
PARCEL MAP NO. 68194 AS REQUIRED BY LAW.EXECUTIVE OFFICER, BOARD OF SUPERVISORS
OF THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIABY: [Signature]
DEPUTYDATE: 06-23-15

ENGINEER'S STATEMENT

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED UPON A
TRUE AND COMPLETE FIELD SURVEY PERFORMED BY ME OR UNDER MY DIRECTION IN
NOVEMBER 2014, IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP
ACT AND LOCAL ORDINANCE AT THE REQUEST OF PHILLIP ONG ON NOVEMBER 1, 2014.
I HEREBY STATE THAT THIS PARCEL MAP SUBSTANTIALLY CONFORMS TO THE APPROVED
OR CONDITIONALLY APPROVED TENTATIVE MAP, IF ANY; THAT ALL THE MONUMENTS ARE
OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED; AND THAT SAID
MONUMENTS ARE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED; AND THAT THE
NOTES TO ALL CENTERLINE MONUMENTS SHOWN AS SET ARE ON FILE IN THE OFFICE
OF THE DIRECTOR OF PUBLIC WORKS OF SAID COUNTY.

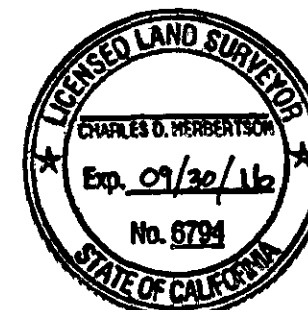
THOMAS T. YUGE, R.C.E. 29861



BASIS OF BEARINGS:

THE BEARINGS SHOWN HEREON ARE BASED ON THE BEARING S 58° 01' 36" E OF THE
CENTERLINE OF LINCOLN AVENUE AS SHOWN ON MAP FILED IN BOOK 164 PAGES 5
THROUGH 8, INCLUSIVE, OF RECORD OF SURVEYS, RECORD OF LOS ANGELES COUNTY.

CITY ENGINEER'S CERTIFICATE

I HEREBY CERTIFY THAT I HAVE EXAMINED THIS MAP AND THAT IT CONFORMS SUBSTANTIALLY TO
THE TENTATIVE MAP AND ALL APPROVED ALTERATIONS THEREOF; THAT ALL PROVISIONS OF
SUBDIVISION ORDINANCES OF THE CITY OF CULVER CITY APPLICABLE AT THE TIME OF APPROVAL
OF THE TENTATIVE MAP HAVE BEEN COMPLIED WITH, AND THAT ALL PROVISIONS OF THE
SUBDIVISION MAP ACT SECTION 66450 (a), (1), (2), AND (3) HAVE BEEN COMPLIED WITH.5/22/15
DATECHARLES D. HERBERTSON
CITY ENGINEER OF THE CITY OF CULVER CITY
R.C.E. NO. 46658, EXP. 6/30/2015

SPECIAL ASSESSMENT CERTIFICATE

I HEREBY CERTIFY THAT ALL SPECIAL ASSESSMENTS LEVIED UNDER THE JURISDICTION OF THE
CITY OF CULVER CITY, TO WHICH THE LAND INCLUDED IN THE WITHIN SUBDIVISION OR ANY
PART THEREOF IS SUBJECT, AND WHICH MAY BE PAID IN FULL, HAVE BEEN PAID IN FULL.5/26/15
DATE

JEFF MUIR, CHIEF FINANCIAL OFFICER, CITY OF CULVER CITY

CITY PLANNING MANAGER'S CERTIFICATE

I HEREBY CERTIFY THAT THIS MAP SUBSTANTIALLY CONFORMS TO THE APPROVED TENTATIVE MAP
AND ALL CONDITIONS IMPOSED HEREON.5-22-15
DATETHOMAS GORMAN
DEPUTY COMMUNITY DEVELOPMENT DIRECTOR/
PLANNING MANAGER, CITY OF CULVER CITY

COUNTY SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I HAVE EXAMINED THIS MAP; THAT IT COMPLIES WITH ALL PROVISIONS
OF STATE LAW APPLICABLE AT THE TIME OF APPROVAL OF THE TENTATIVE MAP; AND THAT I AM
SATISFIED THAT THIS MAP IS TECHNICALLY CORRECT IN ALL RESPECTS NOT CERTIFIED TO BY
THE CITY ENGINEER.

COUNTY SURVEYOR

6/23/15
DATEBY: [Signature]
STEVE R. BURGER, DEPUTY

R.C.S. NO. 8704

EXPIRATION: 12/31/15

EASEMENT NOTES:

SOUTHERN CALIFORNIA EDISON COMPANY, A CALIFORNIA CORPORATION, SUCCESSOR IN INTEREST
TO PACIFIC LIGHT AND POWER CORPORATION, A CORPORATION, EASEMENT HOLDER FOR PUBLIC
UTILITY PURPOSES BY DEED RECORDED JUNE 21, 1916 IN BOOK 6284, PAGE 261, OF DEEDS,
RECORDS OF LOS ANGELES COUNTY.BANK OF AMERICA N.A., A NATIONAL BANKING ASSOCIATION, SUCCESSOR BY MERGER TO
SECURITY TRUST AND SAVINGS BANK, A CALIFORNIA CORPORATION, EASEMENT HOLDER FOR
PUBLIC UTILITY PURPOSES BY DEED RECORDED AUGUST 4, 1922 AS DOC. NO. 815 IN BOOK
1361, PAGE 31, OF OFFICIAL RECORDS, RECORDS OF LOS ANGELES COUNTY.SOUTHERN CALIFORNIA GAS COMPANY, A CALIFORNIA CORPORATION, SUCCESSOR BY MERGER TO
SOUTHERN COUNTIES GAS COMPANY OF CALIFORNIA, A CORPORATION, EASEMENT HOLDER FOR
PUBLIC UTILITY PURPOSES BY DEED RECORDED JULY 24, 1929 AS DOC. NO. 1501 IN BOOK
8228, PAGE 135, OF OFFICIAL RECORDS, RECORDS OF LOS ANGELES COUNTY. SAID EASEMENT
IS INDETERMINATE IN NATURE.THE CITY OF CULVER CITY, A MUNICIPAL CORPORATION, EASEMENT HOLDER FOR PUBLIC UTILITY
PURPOSES BY DEED RECORDED APRIL 10, 2015, AS DOC. NO. 2015039779 OF OFFICIAL
RECORDS, RECORDS OF LOS ANGELES COUNTY.

SCALE: 1" = 20'

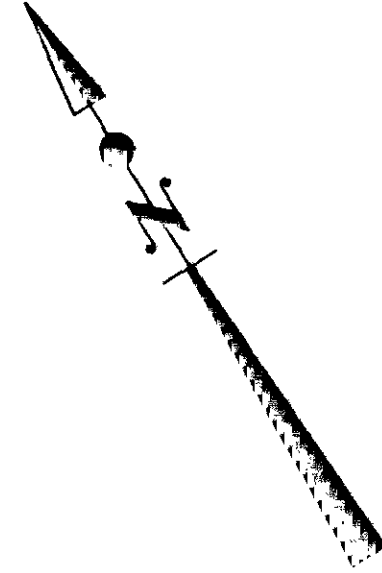
SHEET 2 OF 2 SHEETS

PARCEL MAP NO. 68194

IN THE CITY OF CULVER CITY
COUNTY OF LOS ANGELES
STATE OF CALIFORNIA

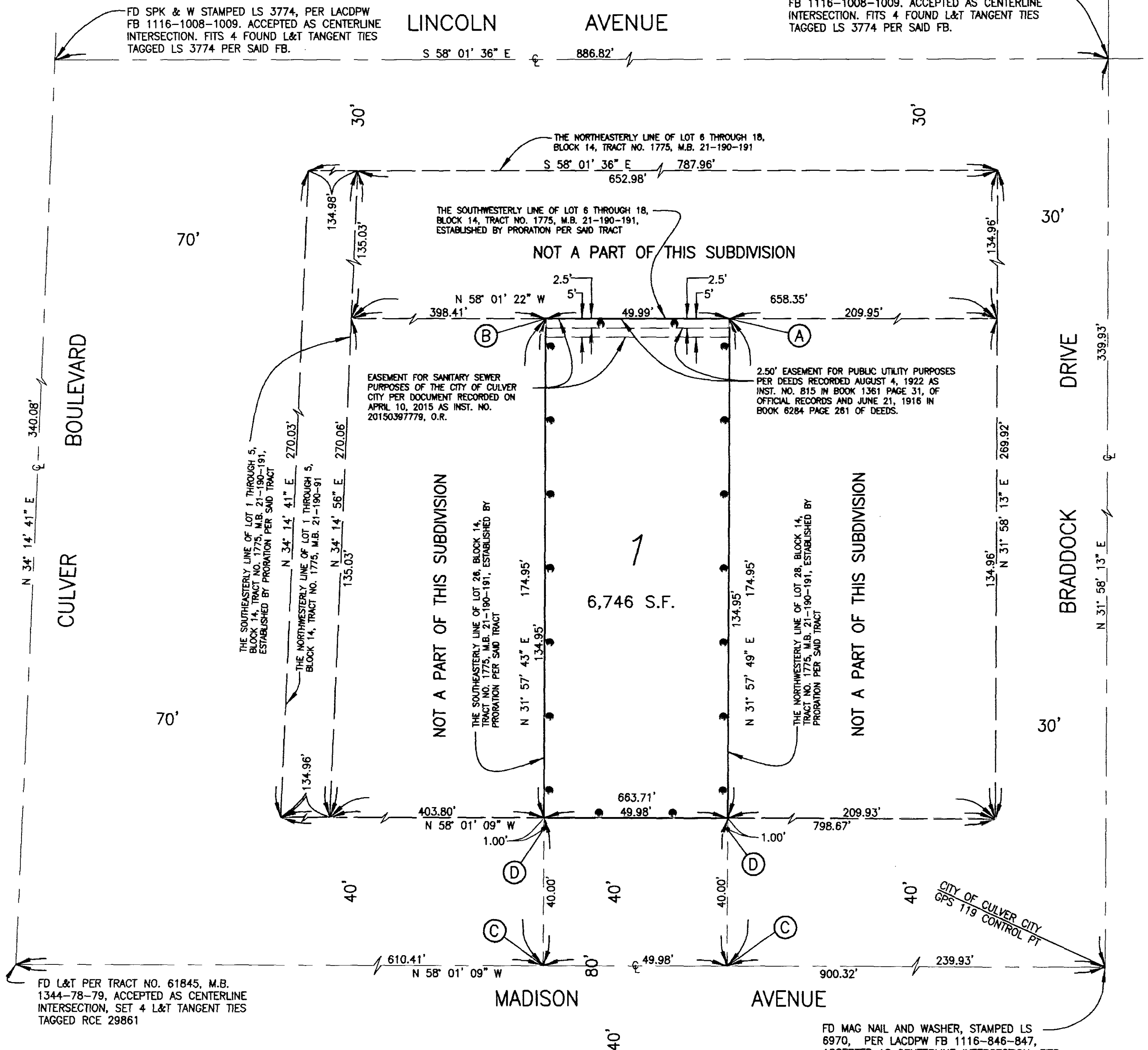
- FOR CONDOMINIUM PURPOSES -

INDICATES THE BOUNDARY OF
THE LAND BEING SUBDIVIDED
BY THIS MAP.



FD SPK & W STAMPED LS 3774, PER LACDPW -
FB 1116-1008-1009. ACCEPTED AS CENTERLINE
INTERSECTION. FITS 4 FOUND L&T TANGENT TIES
TAGGED LS 3774 PER SAID FB.

-FD SPK & W STAMPED LS 3774, PER LACDPW
FB 1116-1008-1009. ACCEPTED AS CENTERLINE
INTERSECTION. FITS 4 FOUND L&T TANGENT TIES
TAGGED LS 3774 PER SAID FB.



MONUMENT NOTES

- (A) SET 2" I.P. WITH CEMENT PLUG, TACK AND TAG STAMPED RCE 29861, FLUSH
- (B) SET 2" I.P. WITH CEMENT PLUG, TACK AND TAG STAMPED RCE 29861, FLUSH, ON NW'LY PROPERTY LINE, 0.19' SW OF PROPERTY CORNER
- (C) SET S & W STAMPED RCE 29861
- (D) SET L & T TAGGED RCE 29861 ON PROPERTY LINE PROD

FD MAG NAIL AND WASHER, STAMPED LS —
6970, PER LACDPW FB 1116-846-847,
ACCEPTED AS CENTERLINE INTERSECTION, FITS
4 FOUND L&T TANGENT TIES TAGGED C.C.C.
ENGRS PER SAID FB.